

JAN12190

# McGowan First Replat

of the West 178 Feet of Lot 67, Platteview Subdivision,  
North Platte, Lincoln County, Nebraska

1" = 60' November 2010

State of Nebraska  
County of Lincoln SS  
City of North Platte

McGowan First Replat, of the West 178 Feet of Lot 67, Platteview Subdivision, North Platte, Lincoln County, Nebraska, except the South 16 Feet conveyed to the City of North Platte in Book 157, Page 226 at the Lincoln County Register of Deeds Office as it is shown on the foregoing plat is created with the free consent and in accordance with the desires of the undersigned who are the sole owners and proprietors of the land included therein and shall be known as McGowan First Replat, North Platte, Lincoln County, Nebraska

1. The owner hereby notes that the land is in flood area Zone X.
2. All lots will connect to City of North Platte sanitary sewer and water supply systems.
3. All sidewalks will be constructed in accordance with the City of North Platte sidewalk ordinance.
4. All storm water drainage construction and management shall be in accordance with City Engineering and city storm water management plans.
5. The owner hereby notes that the land is zoned R-1, Dwelling District.

Gerald F. McGowan  
Gerald F. McGowan

Janice M. McGowan  
Janice M. McGowan

State of Nebraska  
County of Lincoln SS

The foregoing instrument was acknowledged before me the 14th day of Dec., 2010 by Gerald F. McGowan.

GENERAL NOTARY - State of Nebraska  
MICHELLE K. WOLTEMATH  
My Comm. Exp. March 21, 2013

My commission expires March 21, 2013

Michelle K. Woltemath  
Notary Public

State of Nebraska  
County of Lincoln SS

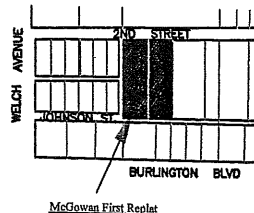
The foregoing instrument was acknowledged before me the 14th day of Dec., 2010 by Janice M. McGowan.

GENERAL NOTARY - State of Nebraska  
MICHELLE K. WOLTEMATH  
My Comm. Exp. March 21, 2013

My commission expires March 21, 2013

Michelle K. Woltemath  
Notary Public

● Corner Found  
○ Corner Set  
1/2" x 24" rebar & OPC  
R Record Distance  
M Measured Distance



State of Nebraska  
County of Lincoln SS  
City of North Platte

This is to certify that all improvements required by North Platte Subdivision Regulations have been installed to city specifications and are hereby approved and accepted as shown on the foregoing plat this 15 day of December, 2010

[Signature]  
City Engineer

State of Nebraska  
County of Lincoln SS  
City of North Platte

This is to certify that the foregoing plat was presented to the Planning Commission at their meeting on the \_\_\_ day of \_\_\_, 2010, and was approved and accepted on the date.

Chairman

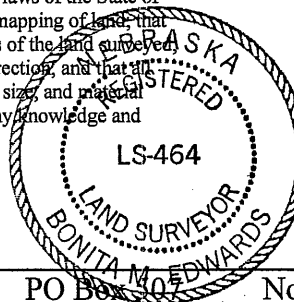
State of Nebraska  
County of Lincoln SS  
City of North Platte

This is to certify that the foregoing plat was presented to the Mayor and City Council at their meeting on the 7 day of December, 2010, and was approved and accepted on the date.

Angela Gilbert  
City Clerk

I hereby certify that the foregoing plat, completed 12-15-2010, complies with the requirements of the ordinances of the City of North Platte (dated 1996), has been reviewed by the City of North Platte planning office, and complies with the subdivision laws of the State of Nebraska, relative to the surveying, dividing, and mapping of land; that the plat is a correct representation of all boundaries of the land surveyed; that the plat represents a survey made under my direction and that all monuments indicated thereon exist in the location, size, and material shown. Said plat is true and correct to the best of my knowledge and belief.

Bonita M. Edwards  
Registered Land Surveyor  
Nebr. Reg. No. 464



Johnson St.

State of Nebraska  
County of Lincoln SS  
Filed for record the \_\_\_ day of \_\_\_ at \_\_\_ o'clock \_\_\_ M.

See Cabinet \_\_\_ Slide \_\_\_

Lincoln County Register of Deeds

2nd Street

Address:  
1902 E 2nd St.

Address:  
1904 E 2nd St

Lot 2

Lot 1

McGowan  
First Replat

McGowan  
First Replat

24,811.7 sq. ft.

24,955.65 sq. ft.

pt. Lot 67  
Platteview Subdivision

SURVEY RECORD REPOSITORY  
RECEIVED

MAR 09 2011

County LINCOLN

1009-129

The Lincoln County Surveyor, has reviewed and approved the foregoing plat on the 15th day of December, 2010

Bonita M. Edwards  
County Surveyor

Edwards Land Surveying

210 West 5th Street

PO Box 307

North Platte, Nebraska 69103

308-532-1819